

140.0

Map

0001

Block

0003.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 825,000 /

USE VALUE: 825,000 /

ASSESSed: 825,000 /

Total Card /

Total Parcel

825,000

825,000

825,000

PROPERTY LOCATION

No	Alt No	Direction/Street/City
15		GLOUCESTER ST, ARLINGTON

OWNERSHIP

Unit #:					
Owner 1:	GEILICH BENJAMIN				
Owner 2:					
Owner 3:					
Street 1:	15 GLOUCESTER ST				
Street 2:					
Twn/City:	ARLINGTON				
St/Prov:	MA	Cntry		Own Occ:	Y
Postal:	02476	Type:			

PREVIOUS OWNER

Owner 1:	SVENNEBJER RAQUEL/ TRS -		
Owner 2:	RAQUEL SVENNEBJER FAMILY -		
Street 1:	15 GLOUCESTER ST		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains .098 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1919, having primarily Wood Shingle Exterior and 2082 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 9 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4264		Sq. Ft.	Site		0	70.	1.28	8									383,544						383,500	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4264.000	441,500		383,500	825,000
Total Card	0.098	441,500		383,500	825,000
Total Parcel	0.098	441,500		383,500	825,000
Source:	Market Adj Cost	Total Value per SQ unit /Card:	396.22	/Parcel:	396.22

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	441,500	0	4,264.	383,500	825,000		Year end	12/23/2021
2021	101	FV	372,100	0	4,264.	383,500	755,600		Year End Roll	12/10/2020
2020	101	FV	372,000	0	4,264.	383,500	755,500	755,500	Year End Roll	12/18/2019
2019	101	FV	296,400	0	4,264.	383,500	679,900	679,900	Year End Roll	1/3/2019
2018	101	FV	271,900	0	4,264.	339,700	611,600	611,600	Year End Roll	12/20/2017
2017	101	FV	271,900	0	4,264.	284,900	556,800	556,800	Year End Roll	1/3/2017
2016	101	FV	271,900	0	4,264.	284,900	556,800	556,800	Year End	1/4/2016
2015	101	FV	257,200	0	4,264.	246,600	503,800	503,800	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SVENNEBJER RAQU	1575-134	1	7/6/2021		1,175,000	No	No		
SVENNEBJER RAQU	1567-108	1	12/31/2020	Convenience		1	No	No	
CHENOWETH BARBA	1529-16		6/26/2018		912,500	No	No		
CHENOWETH BARBA	1203-117		4/14/1999	Family		1	No	No	
SMITH DIANE & D	1146-70		9/20/1995		230,000	No	No	Y	

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SVENNEBJER RAQU	1575-134	1	7/6/2021		1,175,000	No	No		
SVENNEBJER RAQU	1567-108	1	12/31/2020	Convenience		1	No	No	
CHENOWETH BARBA	1529-16		6/26/2018		912,500	No	No		
CHENOWETH BARBA	1203-117		4/14/1999	Family		1	No	No	
SMITH DIANE & D	1146-70		9/20/1995		230,000	No	No	Y	

PAT ACCT.

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/10/2009	683	Re-Roof	7,000					

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/10/2009	683	Re-Roof	7,000					

ACTIVITY INFORMATION

Date	Result	By	Name
10/26/2021	SQ Returned	JO	Jenny O
9/16/2021	SQ Mailed	JO	Jenny O
5/11/2021	Field Review	DGM	D Mann
4/17/2019	SQ Returned	JO	Jenny O
12/1/2017	MEAS&NOTICE	HS	Hanne S
10/23/2008	Meas/Inspect	345	PATRIOT
11/22/1999	Meas/Inspect	243	PATRIOT
3/1/1992		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

10779!

PRINT

Date	Time
12/30/21	11:21:26

LAST REV

Date	Time
10/26/21	16:59:04

10779

USER DEFINED

Prior Id # 1:	89567
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Total AC/HA: 0.09789

Total SF/SM: 4264

Parcel LUC: 101

One Family

Prime NB Desc

ARLINGTON

Total: 383,544

Spl Credit

Total: 383,500

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

